

MONDAY
APRIL 16, 2007
7:00 P.M.



WESTON COMMUNITY CENTER
20200 SADDLE CLUB ROAD
WESTON, FLORIDA

**CITY COMMISSION
REGULAR MEETING AGENDA**

1. Roll Call
2. Pledge of Allegiance
3. Broward Sheriff's Office Law Enforcement Employee of the Month
4. Audience Comments
5. Consent Agenda
 - A. Commissioners' Items Removed for Later Discussion
 - B. Approval of Balance of Consent Agenda

CITY OF WESTON

QUASI-JUDICIAL HEARING

The following items are quasi-judicial in nature and are governed by the City's quasi-judicial procedures. If you wish to object or comment upon these items, please wait to do so when the announcement regarding the particular quasi-judicial item is made. You will be required to be sworn in before addressing the Commission, and if you wish to address the Commission, you may be subject to cross-examination. If you refuse to submit to cross-examination, the Commission will not consider what you have said in its final deliberations. The material in the City Commission's agenda backup and the staff résumés on file with the City Clerk will be considered as evidence without authentication.

6. A Resolution of the City Commission of the City of Weston, Florida, considering Application No. 06-5386, variance to allow five stacking spaces when six stacking spaces are required for the proposed Commerce Bank facility, for the property located west of Weston Road and north of Emerald Estates Drive a/k/a Weston Commons North.
Commerce Bank – Stacking Variance ***Pages 6-26***
7. A Resolution of the City Commission of the City of Weston, Florida, considering Application No. 06-5371, site plan for Commerce Bank to construct a 4,260 square foot bank facility with a four lane drive-thru facility, for the property located west of Weston Road and north of Emerald Estates Drive a/k/a Weston Commons North.
Commerce Bank – Site Plan ***Pages 27-42***

8. A Resolution of the City Commission of the City of Weston, Florida, considering Application No. 07-5391, variance to allow the proposed church structure to extend an additional seven feet beyond the required thirty-five foot maximum height allowance, and to allow an illuminated cross on top of the proposed church to extend an additional five feet beyond the height of the proposed church structure, for the property located at 580 Indian Trace.
St. Paul Evangelical Lutheran Church – Height Variance ***Pages 43-88***

9. A Resolution of the City Commission of the City of Weston, Florida, considering Application No. 04-4900, amendment to the site plan for St. Paul Evangelical Lutheran Church, to construct an 11,156 square foot church on the existing church campus, for the property located at 580 Indian Trace.
St. Paul Evangelical Lutheran Church – Site Plan Amendment ***Pages 89-129***

10. A Resolution of the City Commission of the City of Weston, Florida, considering Application No. 04-4595, amendment to the site plan for First Baptist Church at Weston, to construct a 7,660 square foot two-story addition to the existing church and to construct a 23,368 square foot education building on the existing church campus, for the property located at 1420 Indian Trace.
First Baptist Church – Site Plan Amendment ***Pages 130-157***

11. An Ordinance of the City of Weston, Florida, amending the Planned Employment Center District (PECD) Design Guidelines relating to Adult and Special Residential facilities, Office, and Industrial uses for the property generally located west of Weston Road and to the north and south of Emerald Park Circle a/k/a Weston Commons; renaming Section 158.17 from “Town Center Overlay District” to “Special Districts;” amending Section 158.17 to provide for the Weston Commons Planned Employment Center District (PECD) Design Guidelines and Standards; and providing for an effective date.
Public Hearing and First Reading ***Pages 158-215***
**The City Commission will be sitting simultaneously as the Local Planning Agency when considering this item.*

END OF QUASI-JUDICIAL HEARING

12. An Ordinance of the City of Weston, Florida, amending Sections 110.23, “Business Tax Delinquency and Penalties,” 110.56, “Home Occupations,” 110.99, “Penalty,” 111.04, “Hours of Sale,” in order to correct discrepancies in the City Code; and providing for an effective date.
Public Hearing and First Reading ***Pages 216-223***

13. An Ordinance of the City of Weston, Florida, amending Section 155.17 “Landscape Plan,” by amending the administrative fee for reviewing and processing cash bonds that are required to be posted prior to obtaining an extension for the installation of required landscaping on property; and providing for an effective date.
Public Hearing and First Reading ***Pages 224-229***

14. An Ordinance of the City of Weston, Florida, amending Section 12.01, "Definitions," to amend the definition of "Public Place;" amending Section 99.01, "Naming and Recognition Procedures," to provide that the City Commission shall not name public places after people or entities; and providing for an effective date.

Public Hearing and First Reading

Pages 230-235

15. **CONSENT AGENDA**

CITY OF WESTON

- A. A Resolution of the City Commission of the City of Weston, Florida, authorizing the purchase of financial accounting software from Ross Financial, Inc.

Pages 236-251

- B. A Resolution of the City Commission of the City of Weston, Florida, awarding RFP No. 2007-03, "Request For Proposals for \$11,100,000.00 Bank Loan," to Northern Trust, N.A.

Pages 252-260

- C. A Resolution of the City Commission of the City of Weston, Florida, approving the transfer of ownership of certain tracts of land within the Weston Hills community from the City to the W.H. Maintenance Association, Inc.

Pages 261-266

- D. A Resolution of the City Commission of the City of Weston, Florida, granting FPL a new utility easement and an addition to the existing utility easement on the City owned land known as Parcel E "Windmill Ranch Estates," a/k/a 17200 Royal Palm Boulevard.

Pages 267-271

- E. A Resolution of the City Commission of the City of Weston, Florida, approving the minutes of the regular meetings of the City Commission of the City of Weston held on February 5, 2007 and February 20, 2007.

Pages 272-323

CITY OF WESTON AND INDIAN TRACE DEVELOPMENT DISTRICT

- F. A Resolution of the City Commission of the City of Weston, Florida, and as the governing board of the Indian Trace Development District, approving a revised phasing agreement for the Weston Public Works Plat securing the installation of various road improvements.

Pages 324-344

CITY OF WESTON AND INDIAN TRACE DEVELOPMENT DISTRICT AND BONAVENTURE DEVELOPMENT DISTRICT

- G. A Resolution of the City Commission of the City of Weston, Florida, and as the governing board of the Indian Trace Development District, and as the governing board of the Bonaventure Development District, accepting the Comprehensive Annual Financial Report, for the Fiscal Year ending September 30, 2006.

Pages 345-481

16. **Adjournment**

PUBLIC PARTICIPATION AT COMMISSION MEETINGS

Anyone wishing to address the Commission with regard to a matter appearing on the Agenda or during audience comments must sign in with the City Manager or his designee. Each individual must state his or her name and the name of the entity represented (if applicable) and the item on the agenda to be addressed prior to conclusion of the discussion of the matter. Each person addressing the Commission shall approach the lectern, shall give their name and address in an audible tone of voice for the record, and unless further time is granted by the Presiding Officer, shall limit their address to three (3) minutes. All remarks shall be addressed to the Commission as a body and not to any member thereof. A person speaking on an item on the agenda shall limit their comments to matters relevant to the item. A person speaking during audience comments shall not address any item on the agenda and is strongly encouraged to refrain from making political statements. No person addressing the Commission shall make personal attacks on any member of the Commission or any other individuals or entities. No person, other than the Commission and the person having the floor, shall be permitted to enter into any discussion, either directly or through a member of the Commission, without the permission of the Presiding Officer. No question shall be asked of a Commissioner except through the Presiding Officer.

Any person who addresses the Commission on behalf of an individual, corporation or special interest group for compensation must disclose that representation when stating his or her name, as described above.

Pursuant to Florida Statutes 286.0105, if a person decides to appeal any decision made by the body with respect to any matter considered at such meeting or hearing, he will need a record of the proceedings, and for such purpose, he may need to ensure that a verbatim record of the proceedings is made, which record includes testimony and evidence upon which the appeal is to be based.

Any person requiring auxiliary aids and services at this meeting may call the City Clerk's Office at (954) 385-2000 at least three (3) business days prior to the meeting.